

48-189

**QUIT-CLAIM RELEASE DEED**  
**without covenant**

003066

CYNTHIA MASIERO of North Vassalboro, County of Kennebec and State of Maine, Holder of a mortgage deed from DONALD VEILLEUX and MARGARET VEILLEUX, dated January 5, 1989 and recorded at the Kennebec Registry of Deeds in Book 3491, Page 16, which mortgage has been foreclosed pursuant to civil action, the redemption period having expired, IN CONSIDERATION OF ONE DOLLAR and other valuable consideration, paid by CYNTHIA MASIERO, THE RECEIPT WHEREOF I do hereby acknowledge, remise, release, bargain, sell and convey and forever Quit-Claim unto the said CYNTHIA MASIERO, pursuant to notice of public sale under 14 M.R.S.A. Section 6323;

A certain lot or parcel of land situated in Waterville, Kennebec County, State of Maine, and more particularly bounded and described as follows:

Beginning at a point where the east line of West Street intersects the north line of Morrill Avenue; thence running easterly along the north line of said Morrill Avenue seventy (70) feet to the southwesterly corner of land conveyed by Claude J. Ouellette et al. to Henry E. Jobber and Georgianna Jobber by warranty deed dated June 13, 1950; thence northerly along the westerly line of said Jobber land eighty-eight (88) feet, more or less, to the northwesterly corner of said Jobber land; thence easterly along the northerly line of said Jobber land, five (5) feet; thence northerly to the southeasterly corner of land, now or formerly of Charles Roderique; thence westerly along the southerly line of said Roderique land to an iron pin set in the easterly line of West Street; thence southerly along the east line of West Street to the point of beginning.

Conveying also a certain right of way over the aforesaid Roderique land, which said right of way is described as follows: A right of way over a strip of land, three (3) feet in width lying adjacent to and next northerly of the southerly line of said Roderique land, said three-foot strip extending from the easterly line of West Street to the easterly line of said Roderique land.

Being the same premises conveyed to Cynthia Masiero by Quit-Claim Deed of Leopoldino Masiero and to be recorded at the Kennebec Registry of Deeds.

Also, being the same premises acquired by Cynthia and Leopoldino Masiero by deed of Robert N. Patterson, et al. dated October 28, 1984 and recorded at the Kennebec Registry of Deeds in Book 2744, Page 171.

The above described property is subject to a first mortgage to Waterville Savings Bank from Robert N. Patterson, et al. dated March 21, 1979 and recorded at the Kennebec County Registry of Deeds in Book 2191, Page 95.

By virtue of an action for foreclosure filed in the Kennebec County Superior Court under Docket No. CV-94-91, the mortgage deed above referred to was foreclosed and judgment entered on behalf of the mortgagee, said Judgment dated July 11, 1994.

48-189

Pursuant to the Judgment the property was ordered sold. After Notice of Sale was published in the Central Maine Morning Sentinel on November 2, 1994, November 9, 1994 and November 16, 1994, the sale was held on November 30, 1994 and the mortgagee, being the highest bidder, acquired the property.

WITNESS my hand and seal this 1<sup>st</sup> day of February, 1995.

Cynthia Masiero  
Cynthia Masiero

STATE OF MAINE  
KENNEBEC, SS.

February 1, 1995

Then personally appeared the above named Cynthia Masiero and acknowledged the foregoing instrument to be her free act and deed.

Before me,

Chester E. Meservey  
Notary Public  
Christine E. Meservey  
MY COMMISSION EXPIRES  
MARCH 26, 1998



RECEIVED KENNEBEC SS.

95 FEB 14 AM 9:00

ATTEST: Theresa R. Brown  
REGISTER OF DEEDS